

**TOWN OF WEST HARTFORD PUBLIC HEARING
SEPTEMBER 8, 2015**

**RESOLUTION AUTHORIZING TOWN MANAGER TO QUITCLAIM THE TOWN'S
INTEREST IN AN UNIMPROVED PORTION OF CRAIG PLACE:**

President Slifka: All right. We call the 7:25 Public Hearing to order. This is regarding a Resolution Authorizing the Town Manager to Quitclaim the Town's Interest in an Unimproved Portion of Craig Place. Roll call, please, Ms. Labrot?

All Councilors were Present

President Slifka: Here. Okay. We are...we are receiving a handout from Mr. McGovern and I assume to be a presentation of the administration. I will read in for the record a letter dated August 4, 2015 from the TPZ recommending approval and...turn it over to Mr. McGovern. Welcome.

Mr. McGovern: Good evening. Mark McGovern, Community Services Director. The Resolution before you would authorize the Town Manager to quitclaim a portion of land formerly known as Craig Place to two abutting property owners at 14 and 18 Federal Street. I passed out a map showing that location. The issue was brought to our attention by Mr. Steve Larkum, who is here tonight. He is a relative of the owner of 14 Federal. He came forward with questions about issues of title and we did some research and found that, although the Town had in the past abandoned this section of land on two occasions going back more than 20 years, the research indicated the Town still owned the land. So, on the map you'll see that it's a nonstandard lot that's been improved by both of the owners of 14 and 18 and you'll see their driveways into their homes crosses this land. It's a remnant piece of when Craig Place was built. It didn't extend all the way to Federal Street. We have no desire to see it developed, have no plans for it. As I mentioned, it's a substandard lot in terms of size. A house could not be built there per zoning and so we would support the quitclaiming of the property equally to the two property owners at both 14 and 18 Federal.

President Slifka: That was so brief. I was finishing up my comments on the zone...no, I didn't miss it but that was brief. [Laughter] Okay. And are there any questions for Mr. McGovern? Mr. Captain?

Councilor Captain: Thank you, Mr. Mayor. By quitclaiming this property to 14 and 18, will that increase the value of the land associated with 14 and 18 and, therefore, increase property taxes from those two parcels?

Mr. McGovern: I don't believe so, maybe very nominally, but that would be a question for our Assessor.

President Slifka: Okay. Any other questions. Mr. Davidoff?

Councilor Davidoff: I don't know if it's a question but I think I oughta get it on the record 'cause we did discuss it during Community Planning. This issue came to us because one of the parties was interested in doing some type of estate planning and making certain all their affairs were in order for one of the parties, whether it be an elderly relative or something like that, so we looked at this very closely and I think it's important to get in the record and it was established that the Town had no desire to continue the road through Federal Street and then we talked about it at length and said that it would probably be very disruptive to the two people who own 14 and 18 to make drastic changes to, basically, their driveway off of Federal Street and what public purpose would be served by doing that and, basically in the committee, we came to the consensus. And correct me, Ron, and there were others there that there would be really no good public interest *not* to allow the parcel in question here to be split and subdivided so each would get one-half there and not have to worry about what would happen to their driveway and have the ability to enter their particular parcel. As Mr. McGovern pointed out, the parcel is not very large, so I think it looks larger here on this diagram than it really does in reality. So, with that said, I think there was general consensus to support this and basically this evening, I think it did go to the TPZ. I don't think they had a, I think in the record it says that they were in favor of this and there really was no reason that we wouldn't, there's no other improvements on this parcel other than those driveways, so that's what we discussed and I think that was the conclusion that we raised and I don't think that anything has come to light since that I would expect that we would probably just move forward on it this evening.

President Slifka: Okay. Thank you, Mr. Davidoff. Mr. Barnes?

Councilor Barnes: Thank you. Mr. McGovern, I think you covered it. I just wanna confirm that the parcel in question here can't be developed as it currently exists, is that correct?

Mr. McGovern: Correct.

Councilor Barnes: Okay. And to the Town...

Mr. McGovern: Correct.

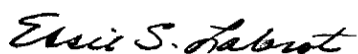
Councilor Barnes: Thank you. And to the Town, it has no value.

President Slifka: Mrs. Hall?

Councilor Hall: Thank you, I was just going to make the same statement that Mr. Barnes did, that we had determined that we had no problem with this in Community Planning because it had no use to the Town so...that was it.

President Slifka: Thank you. Anyone else? Okay. The signup sheet is blank, so is there anybody who did not sign up who wished to speak to the subject matter of this Public Hearing? Okay. If not, then thank you, Mr. McGovern. We will close the Public Hearing.

Public Hearing closed at 7:28 p.m.



Essie S. Labrot
Town Clerk/Council Clerk